

HEATH TOWNSHIP ZBA
January 2023

The Heath Township ZBA held a meeting on January 12, 2023 at the Heath Township Hall at 7pm.

Members Present Brad Osborn, Chairman
 Bill Harvey
 Mike Phillips
 David Adkins
 Donna Huber

The meeting was called to order by Osborn. Motion by Phillips supported by Harvey to approve the minutes from the meeting on January 13, 2022. Vote taken, all in favor, motion carried.

ITEM 1

Motion by Phillips supported by Adkins to keep Osborn as Chairman and Adkins as Secretary for another 1 year term. Vote taken, all in favor, motion carried.

ITEM 2

To hear a request for a variance for relief from section 12.06(a) from Kurt Homkes to construct an accessory structure within the required front yard setback.

The property is located at 4488 134th Ave. (parcel 03-09-008-004-00) zoned both I-1 Industrial zoning on the west and R-1 Rural Estates to the east and is bordered to the northwest, west and southwest by like I-1 property, the northeast by like R-1 Rural property, and to the southeast AG Agricultural property and is approximately 23.14 acres.

Kurt spoke about how the Ludtighed Drain, a County Drain, that runs through his property has made that section of his property difficult to put an accessory building on. The building size Kurt wants to put up is 80' x 60' with a 10' porch overhang on the north side. The board discussed the zoning on Kurt's property and the County Drain as well as where the set back will begin from the road to determine the distance measured.

The floor was closed for discussion.

The board reviewed the standards for Section 12.06(a) variance. A motion was made by Huber supported by Adkins to approve the variance to construct an accessory building within the required front yard setback. Vote taken, all in favor, motion carried.

The meeting was adjourned at 7:31 pm on the motion of Phillips supported by Harvey and unanimously approved.

Minutes submitted by Missy Harvey, Clerk